

NO. 21,905 EQUITY

Exhibit

**ASSIGNEE'S SALE****OF VALUABLE COMMERCIAL AND RESIDENTIAL PROPERTY**

Located on Roddy Road, Near Thurmont, Maryland  
By virtue of a power of sale contained in a mortgage from Earl G. Oakes and Florence A. Oakes, his wife, to Loyola Federal Savings and Loan Association, which said mortgage was duly assigned by said association to Richard E. Zimmerman, for purposes of foreclosure, said mortgage bearing date on January 12, 1967, and recorded among the Land Records of Frederick County, in Liber No. 759, folio 733, one of the Land Records of Frederick County, Maryland, the undersigned Assignee will offer for sale at the Court House Door, in Frederick, Maryland, on

**MARCH 29, 1968****AT THE HOUR OF 11:00 O'CLOCK A.M.**

all of the hereinafter described real estate, to-wit:

All those two tracts of land situate, lying and being on the North side of Roddy Lane, in Thurmont District, Frederick County, Maryland, and described in one general outline, according to a survey of William C. Humm, Surveyor, as follows:

**BEGINNING** at a plumed stone standing at the end of the 28th line or South 66° East 60.4 perches line of a mortgage from Guy V. Lewis, Sr., et al., to Federal Land Bank of Baltimore for 188 acres, 3 roods and 36 square perches of land, and running thence by and with the 29th line of said 188 acres, 3 roods and 36 square perches of land, (1) South 0° 30' East 652 feet to a point, in the center of the public road passing an iron pipe located on the North margin of said road, thence by and with the center of said road, (2) North 69° 34' East 692 feet to a point, thence (3) North 6° 00' West 352 feet to a point passing over an iron pipe on the North margin of the public road and also passing over a stone at a point 39 feet from the end of said third line, thence (4) North 82° 30' West 240 feet, (5) North 24° 30' West 129 feet, (6) North 66° 15' West 220 feet, (7) South 32° 30' West 158 feet, more or less, to the Beginning. **CONTAINING** 8 acres, more or less.

**BEING ALL** and the same real estate heretofore conveyed unto Earl G. Oakes and Florence A. Oakes, his wife, by Amose F. Blank and Hazel G. Blank, his wife, by deed bearing date of May 16, 1963, and recorded in Liber No. 684, Folio 524, one of the Land Records of Frederick County.

The real estate herein offered for sale was recently used as one of the largest CHICKEN FARMS in Frederick County, Maryland. It consists of a frame, brick veneer home, with basement, 9 rooms, 5 bedrooms, 2½ baths, enclosed, heated SWIMMING POOL and home. In addition to garage, small feed barn, there are numerous other outbuildings upon the premises, in excellent condition, used for the housing of chickens and egg production. The property is adjacent to a beautiful stream of water, Owens Creek, and is located on a highly scenic area, just off Route 15 North. Inspection of the premises may be arranged prior to the sale by contacting Mr. John DeGrange, Tel. No. 898-9160.

There is a vast amount of personal property upon the premises, which is excluded from the sale herein. Only the real estate and the buildings located thereon are being offered for sale.

**TERMS OF SALE:** A deposit of 10% of the purchase price will be required from purchaser or purchasers on the day of sale, the balance to be paid upon ratification thereof by the Circuit Court for Frederick County. Costs of conveyancing and Maryland Revenue Stamps to be at the expense of the purchaser or purchasers.

**RICHARD E. ZIMMERMAN, Assignee**

**BYRON W. THOMPSON**  
Solicitor for Assignee

ACKNOWLEDGEMENT OF PURCHASE

The undersigned do hereby acknowledge to have purchased from Richard E. Zimmerman, Trustee, in accordance with the terms of the within attached advertisement, all of the property described in the attached ad, for the sum of Twenty Six Dollars (\$ 36000.00), and has paid the sum of Twenty Six Hundred Dollars (\$ 3600.00) in accordance with said advertisement of sale.

Witness:

John L. Ponton  
John L. Ponton

HAP, Inc.

HAP, INC.

Melvin H. Houghton, Pres.  
Melvin H. Houghton, Pres.

And it is hereby requested that the property

upon ratification be conveyed to

HAP, Inc.  
Hap, Inc.

Witness:

John L. Ponton  
John L. Ponton

HAP, Inc.

HAP, INC.

Melvin H. Houghton, Pres.  
Melvin H. Houghton, Pres.

**EXHIBIT**

Filed April 8, 1968